

176.0

0005

0012.0

Map

Block

Lot

1 of 1

CARD

ARLINGTON

Total Card / Total Parcel

7,900 /

7,900

7,900 /

7,900

7,900 /

7,900

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0	LOT	DANIELS ST-LEX, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	JACOB JUBY
Owner 2:	
Owner 3:	

Street 1: 6 DANIELS ST

Street 2:

Twn/City: LEXINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02421 Type:

PREVIOUS OWNER

Owner 1: STEFFENS PETER A -

Owner 2: KELLIHER SUZANNE M -

Street 1: 6 DANIELS ST

Twn/City: LEXINGTON

St/Prov: MA Cntry:

Postal: 02421

NARRATIVE DESCRIPTION

This Parcel contains 1,080 Sq. Ft. of land mainly classified as Undev. Land

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
132	Undev. Land		1080		Sq. Ft.	Site		0	70.	0.11	6			Unbuild	-85	Size	-80			7,938						7,900	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
132	1080.000			7,900	7,900		118394
							GIS Ref
							GIS Ref
							Insp Date
							01/05/00

APPRAISED: 7,900 /
 USE VALUE: 7,900 /
 ASSESSED: 7,900 /



Patriot
Properties Inc.

USER DEFINED	Prior Id # 1: 118394
PRINT	Date Time
	12/11/20 03:40:30
LAST REV	Date Time
	12/07/16 14:28:06
	mmcmakin
	ASR Map:
	Fact Dist:
	Reval Dist:
	Year:
	LandReason:
	BldReason:
	CivilDistrict:
	Ratio:

Parcel ID 176.0-0005-0012.0

!13762!

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	132	FV		0	1,080.	7,900	7,900	7,900	Year End Roll	12/18/2019
2019	132	FV		0	1,080.	7,800	7,800	7,800	Year End Roll	1/3/2019
2018	132	FV		0	1,080.	6,000	6,000	6,000	Year End Roll	12/20/2017
2017	132	FV		0	1,080.	5,700	5,700	5,700	Year End Roll	1/3/2017
2016	132	FV		0	1,080.	5,200	5,200	5,200	Year End	1/4/2016
2015	132	FV		0	1,080.	4,900	4,900	4,900	Year End Roll	12/11/2014
2014	132	FV		0	1,080.	4,500	4,500	4,500	Year End Roll	12/16/2013
2013	132	FV		0	1,080.	4,500	4,500	4,500		12/13/2012

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
STEFFENS PETER	57745-16		10/28/2011	Mult Lots	641,000	No	No		
	7667-29		1/1/1901	Family		No	No	N	

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
1/5/2000		Vacant Lot							243		PATRIOT	
1/1/1919												

Sign: VERIFICATION OF VISIT NOT DATA _____

EXTERIOR INFORMATION		BATH FEATURES		COMMENTS		SKETCH		
Type:		Full Bath	Rating:	HOUSE IN LEXINGTON.				
Sty Ht:		A Bath:	Rating:					
(Liv) Units:	Total:	3/4 Bath:	Rating:					
Foundation:		A 3QBth	Rating:					
Frame:		1/2 Bath:	Rating:					
Prime Wall:		A HBth:	Rating:					
Sec Wall:	%	OthrFix:	Rating:					
Roof Struct:		OTHER FEATURES		RESIDENTIAL GRID				
Roof Cover:		Kits:	Rating:	1st Res Grid	Desc:	# Units:		
Color:		A Kits:	Rating:	Level	FY LR DR D K FR RR BR FB HB L O			
View / Desir:		Frp:	Rating:	Other				
GENERAL INFORMATION		WSFlue:	Rating:	Upper				
Grade:		CONDOS INFORMATION		Lvl 2				
Year Blt:	Eff Yr Blt:	Location:		Lvl 1				
Alt LUC:	Alt %:	Total Units:		Lower				
Jurisdict:	Fact:	Floor:		Totals	RMs:	BRs:	Baths:	HB
Const Mod:		% Own:		REMODELING		RES BREAKDOWN		
Lump Sum Adj:		Name:		Exterior:	No Unit	RMS	BRs	FL
INTERIOR INFORMATION		DEPRECIATION		Interior:				
Avg Ht/FL:		Phys Cond:	0.0	Additions:				
Prim Int Wall:		Functional:	%	Kitchen:				
Sec Int Wall:	%	Economic:	%	Baths:				
Partition:		Special:	%	Plumbing:				
Prim Floors:		Override:	%	Electric:				
				Heating:				
				Totals				

INTERIOR INFORMATION

Avg Ht/FL:		Phys Cond:	
Prim Int Wall		Functional:	
Sec Int Wall:	%	Economic:	
Partition:		Special:	
Prim Floors:		Override:	
Sec Floors:	%	Total:	
Bsmnt Flr:		CALC SUMMARY	
Subfloor:		Basic \$ / SQ:	
Bsmnt Gar:		Size Adj.:	1.00000000
Electric:		Const Adj.:	16.00000000
Insulation:		Adj \$ / SQ:	
Int vs Ext:		Other Features:	0
Heat Fuel:		Grade Factor:	
Heat Type:		NBHD Inf:	1.00000000
# Heat Sys:		NBHD Mod:	
% Heated:	% AC:	LUC Factor:	1.00
Solar HW:	Central Vac:	Adj Total:	0
% Com Wall	% Sprinkled:	Depreciation:	0
		Depreciated Total:	0

MOBILE HOME

Make: _____ Model: _____ Serial #: _____

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
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SKETCH

COMMENTS

HOUSE IN LEXINGTON

BATH FEATURES

1/2 Bath:	Rating:	
1 Bath:	Rating:	
2 Bath:	Rating:	
3 Bath:	Rating:	
4 Bath:	Rating:	
5 Bath:	Rating:	
		HOUSE IN LEXINGTON.

RESIDENTIAL GRID

OTHER FEATURES

CONDO INFORMATION

Lower				
Totals	RMs:	BRs:	Baths:	HB

REMODELING

BFS BREAKDOWN

REMODELING		COSTS BREAKDOWN		
		No Unit	RMS	BRS
Exterior:				
Interior:				
Additions:				
Kitchen:				
Baths:				
Plumbing:				
Electric:				
Heating:				
General:				
		Totals		

CALC SUMMARY

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price
WtAv\$/SQ:		AvRate:		Ind.Val
Juris. Factor:		Before Depr:	0.00	
Special Features:	0	Val/Su Net:		
Final Total:	0	Val/Su SzAd		

SUB ARF

IMAG

AssessPro Patriot Properties, Inc